



VACANT LAND DISCLOSURE

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1 NOTICE FOR NORTH DAKOTA PROPERTY:

2 This form is designed to guide Seller(s) in making the legally required disclosures and to assist Seller(s) to
3 avoid inadvertent nondisclosures of material facts as required by statute. Seller(s) must disclose all material
4 facts Seller(s) is aware could adversely and significantly affect an ordinary buyer's use and enjoyment of the
5 Property or any intended use of the Property of which Seller(s) is aware, even if not specifically asked in this
6 form. Additional space for disclosure is provided on the last page of this form, and Seller(s) may attach any
7 additional information as necessary.

8 Refer to North Dakota Century Code 47-10-02.1 for more details on the requirements of the statute.

9 **DATE:** 04/24/2025

10 PROPERTY ADDRESS:

11 Name of Seller(s): Gabbert Equities LLC

12 Street Address: 9805 Industrial Drive

13 City: Horace State: ND Zip Code: 58047 County: Cass County

14 Legal Description:

15 Lot: 2 Block: 3 VISTO INDUSTRIAL 3RD ADDN LT 2 BL K 3 **9-10-19 PLATTED FROM 15-0000-02070-030
16 & 15 -0000-02030-050 PER PLAT DOC#1570331

18 THIS IS NOT A WARRANTY:

19 This disclosure is not a warranty or guarantee of any kind by Seller(s) or Broker(s) or Agent(s) representing
20 or assisting any party in the transaction, and it is not a substitute for inspections or warranties in which the
21 parties may wish to obtain. Seller(s) is only providing information of which Seller(s) is aware.
22 Broker(s)/Agent(s) is not a property inspector and has little or no information regarding the condition of this
23 Property.

24 Seller(s) authorizes Broker(s) and Agent(s) to provide the following information to prospective Buyer(s).
25 Information presented in this form is not intended to be part of any PURCHASE AGREEMENT between
26 Buyer(s) and Seller(s).

27 SELLER(s):

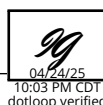
- 28 • Seller(s) is to personally complete this form. Please include the Property address on every page.
- 29 • Answer all line items, even if your answer is "Unknown".
- 30 • If more space is needed, place additional disclosures on Page 9 and include the line number(s) being
31 referenced.
- 32 • Seller(s) is obligated to continue to notify Buyer(s) in writing of any facts that differ from the facts
33 disclosed here (new or changed) of which Seller(s) is aware that occur up to the time of closing.
34 Seller(s) must disclose new or changed facts in writing.

35 BUYER(s):

- 36 • Buyer(s) is encouraged to inspect the Property thoroughly personally or have it inspected by a third
37 party and to inquire about any specific areas of concern.
- 38 • **NOTE:** If Seller(s) answers "Unknown" to any of the questions listed below, it does not necessarily
39 mean that it does not exist on the Property. "Unknown" may mean Seller(s) is unaware that it exists
40 on the Property.

Buyer(s) Initials _____

Seller(s) Initials _____



Address: 9805 Industrial Drive, Horace, ND 58047



- 41 • Buyer(s) is responsible for reviewing any zoning or regulatory use restrictions affecting the property,
 42 including but not limited to mineral rights, airport zoning regulations, and municipality ordinances.
 43 Property near airport safety zones is subject to specific zoning regulations, which are recorded with
 44 the county recorder in the relevant county. Contact the county recorder to determine if these
 45 regulations impact the Property.

46 **SELLER(s) & BUYER(s):**

- 47 • THE INFORMATION DISCLOSED IS GIVEN TO THE BEST OF SELLER'S KNOWLEDGE.
 48 • The following information applies to the Property and all structures.
 49 • Initial by any changed answers or mistakes made on this form.

50 **GENERAL INFORMATION:**

1 When did you purchase the Property?

2024

2 Type of title evidence. ☒ Abstract ☐ Owner's Title Insurance ☐ Unknown3 Is the Property on a public or private road? ☒ Public ☐ Private ☐ Public – Not Maintained
If Private or Public Not Maintained, Explain:

9805 Industrial Drive, Horace, ND 58047

51 **GENERAL CONDITIONS: (UNK = Unknown, NA = Not Applicable)**

	YES	NO	UNK	NA
1 Are there any private or non-dedicated roadways that you are responsible for? If Yes, Explain.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

2 Are you in possession or aware of any prior vacant land disclosure statement(s)? If Yes, Explain or attach if in your possession.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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9805 Industrial Drive, Horace, ND 58047

3 Has the Property been surveyed? Year Surveyed: _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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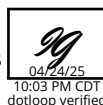
4 Do you have the certificate of survey in your possession?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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What company/person performed the survey?

Phone number:

Buyer(s) Initials _____

Seller(s) Initials _____



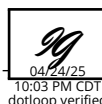
Address: 9805 Industrial Drive, Horace, ND 58047



		YES	NO	UNK	NA
5	Is this Property platted?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Has the plat been recorded?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Are there any property markers on the Property? If Yes, Explain:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Are there any rivers, lakes, ponds, streams or springs running through the Property or along the boundary line?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9	Is the Property located within a government designated evacuation zone?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
10	Are there any structures or improvements on the Property? If Yes, List all items: 9805 Industrial Drive, Horace, ND 58047	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11	Were there any previous structures on the Property? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12	Are there any abandoned or junk motor vehicles, equipment of any kind or debris on the Property? If Yes, List all items and location: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13	Are there any settling, erosion, or soil movement problems on or affecting the Property? If Yes, Explain:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14	Are you aware of any adverse soil conditions that would have an effect on the Property? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15	Are there any gravel pits, caves, sink holes or mineshafts on or affecting the Property? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Buyer(s) Initials _____

Seller(s) Initials _____



YES NO UNK NA

16 Has there been any damage by wind, fire, flood, hail, or other cause(s)?

☐ ☒ ☐ ☐

If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047

52 **SUBSURFACE SEWAGE TREATMENT SYSTEM DISCLOSURE:** (UNK = Unknown, NA = Not Applicable)

YES NO UNK NA

1 Are there any subsurface sewage treatment systems located on or serving the above-described Property?

☐ ☒ ☐ ☐

If Yes, See PRIVATE SEWAGE TREATMENT SYSTEM.

2 Are there any abandoned subsurface sewage treatment systems on the Property?

☐ ☒ ☐ ☐

If Yes, See PRIVATE SEWAGE TREATMENT SYSTEM.

53 **WELL DISCLOSURE:** (UNK = Unknown, NA = Not Applicable)

YES NO UNK NA

1 Are there wells located on the above-described Property?

☐ ☒ ☐ ☐

If Yes, See WELL DISCLOSURE.

2 Are there wells serving the Property that are not located on the Property?

☐ ☒ ☐ ☐

If Yes, See WELL DISCLOSURE.

3 Are there any maintenance agreements for the shared well(s)?

☐ ☒ ☐ ☐

If Yes, See WELL DISCLOSURE.

54 **UTILITY INFORMATION:** (UNK = Unknown, NA = Not Applicable)

Check if any of the following exist within the Property

YES NO UNK NA

1 Connection to public water?

☐ ☐ ☐ ☐

If Yes, Who is the current provider?

9805 Industrial Drive, Horace, ND 58047

2 Connection to public sewer?

☐ ☐ ☐ ☐

If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047

3 Connection to a private water system off-property?

☐ ☐ ☐ ☐

If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047

4 Connection to electric utility?

☐ ☐ ☐ ☐

If Yes, Who is the current provider? 9805 Industrial Drive, Horace, ND 58047

5 Connection to pipelines (natural gas, petroleum, other)?

☐ ☐ ☐ ☐

If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047

6 Connection to communication, power or utility lines?

☐ ☐ ☐ ☐

If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047

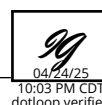
7 Connection to telephone/fiber optic or cable?

☐ ☐ ☐ ☐

If Yes, Who is the current provider? 9805 Industrial Drive, Horace, ND 58047

Buyer(s) Initials _____

Seller(s) Initials _____



Address: 9805 Industrial Drive, Horace, ND 58047



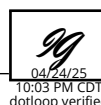
Check if any of the following exist at the Boundary of the Property:		YES	NO	UNK	NA
1	Access to public water system?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Access to private water system?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Access to Co-op water system?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Access to shared water system?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Access to electric utility service?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Access to pipeline (natural gas, petroleum, other)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Access to communication, power or utility lines?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Access to telephone/fiber optic or cable?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

55 **USE RESTRICTIONS:** (UNK = Unknown, NA = Not Applicable)

		YES	NO	UNK	NA
1	Are there covenants, deed restrictions, or reservations of rights of use? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Are there utility or drainage easements or rights of way easements? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Are there railroad or other transportation easements or rights of way easements? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Is there a right of first refusal to purchase? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Are there ongoing financial maintenance or other obligations related to the Property that the Buyer(s) will be responsible for? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Are there any crops on the Property?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Are there historical registry restrictions? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Buyer(s) Initials _____

Seller(s) Initials _____



Address: 9805 Industrial Drive, Horace, ND 58047



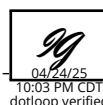
		YES	NO	UNK	NA
8	Is there life estate, trust/shared estates? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9	Are there any existing subsurface or surface leases and/or third-party interests? If Yes, Explain/Provide a copy of the lease: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10	Does a Homeowner's Association have authority over the Property? If Yes, See HOA INFORMATION.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11	Are there shared features with adjoining properties (e.g. retaining walls, fences, driveways, or other)? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12	Is there Notice from any accessing authority of a new improvement project in which the cost may be assessed against the Property? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13	Is the Property enrolled in a federal, state or local government program (e.g., conservation programs, CREP, CRP, EQIP, Green Acres, Managed Forest Land, RIM, riparian buffers, Rural Preserve, SFIA, WRP/RIM-WRP etc.)? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14	Is the Property within the boundaries of a Native American Reservation? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15	Are there any USDA Wetlands determinations? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17	Are there zoning infractions, non-conforming uses, or violations or unusual restrictions on the Property that would affect future construction?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18	Is the Property within an airport safety zone and subject to zoning regulations?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

56
57
ENVIRONMENTAL CONCERNS: Do they currently exist or have they existed on the Property?
 (UNK = Unknown, NA = Not Applicable)

		YES	NO	UNK	NA
1	Fill dirt? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Buyer(s) Initials _____

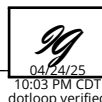
Seller(s) Initials _____



	YES	NO	UNK	NA
2 Asbestos? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3 Hazardous waste/substances or underground storage tanks? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4 Have any soil tests been performed? If Yes, When and by whom? 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5 Diseased/dead or dying trees or shrubs? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6 Methamphetamine or any illicit drug production/sales/usage? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7 Human or animal burial ground/pits? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8 Landfill or waste disposal site? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9 Are there any landfills or waste disposal sites within two (2) miles of the Property? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10 Is the Property located in or near an agricultural area? If Yes, the Property may be subject to normal and accepted agricultural practices and operations. Operations may include but are not limited to noise, dust, day and night operation of farm machinery, raising of livestock, storage and application of manure, fertilizers, soil amendments, herbicides and pesticides associated with normal agricultural practices.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11 Are there any current or past Phase I, Phase II or Phase III Environmental Site Assessment(s)? If Yes, Attach if in your possession.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12 Government sponsored cleanup or issues ordering the remediation of a public health nuisance on the Property? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14 Is the Property drain tiled? If Yes, Explain: 9805 Industrial Drive, Horace, ND 58047	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Buyer(s) Initials _____

Seller(s) Initials _____



YES NO UNK NA

15 Is the Property affected by chronic wasting disease?

☐

☒

☐

☐

If Yes, Explain:

9805 Industrial Drive, Horace, ND 58047

58 **RADON DISCLOSURE:**

59 Every Buyer(s) of any interest in real property is notified that the Property may present exposure to dangerous
60 levels of radon gas that may place the occupants at risk of developing radon-induced lung cancer. Radon, a
61 Class A human carcinogen, is the leading cause of lung cancer in non-smokers and the second leading cause
62 overall.

63 **FLOOD DISCLOSURE – INCLUDING OVERLAND AND RIVER FLOODING**

64 This is intended to provide information to prospective Buyer(s) concerning high-water elevation flood events
65 including overland and river flooding that may impact the Property.

66 **Note:** Whether or not Seller(s) currently carries flood insurance, it may be required in the future. Flood
67 insurance premiums are increasing and, in some cases, will rise substantially over the premiums previously
68 charged for flood insurance for the Property. As a result, the Buyer(s) should rely on something other than the
69 premiums paid for flood insurance on this Property previously as an indication of the premiums that will apply
70 after the Buyer(s) completes their purchase.

YES NO UNK NA

1 Is the Property in a designated 100-year floodplain?

☐

☐

☐

☐

If Yes, See FLOOD DISCLOSURE.

2 Has the Property been impacted by high water elevation flood events including overland and river flooding?

☐

☐

☐

☐

If Yes, see FLOOD DISCLOSURE.

3 Do you carry flood insurance?

☐

☐

☐

☐

If Yes, Explain:

9805 Industrial Drive, Horace, ND 58047

4 Is the flood insurance transferrable?

☐

☐

☐

☐

If Yes, Explain:

9805 Industrial Drive, Horace, ND 58047

71 **PROPERTY TAX/PREFERENTIAL PROPERTY TAX DISCLOSURE:**

72 Check the appropriate box:

73 ☐ **Yes** ☐ **No** Is there an exclusion from market value for home improvements on this Property. Any valuation
74 exclusion shall terminate upon sale of the Property, and the Property's estimated market value for property
75 tax purposes shall increase? If a valuation exclusion exists, Buyer(s) is encouraged to look into the resulting
76 tax consequences.

77 ☐ **Yes** ☐ **No** Is the Property subject to any preferential property tax status or any other credits affecting the
78 Property (e.g. Disability, Green Acres, CRP, RIM, Rural Preserve, etc.)?

79 If Yes, Explain:

80 9805 Industrial Drive, Horace, ND 58047

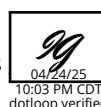
81

82

83

Buyer(s) Initials _____

Seller(s) Initials _____



Address: 9805 Industrial Drive, Horace, ND 58047

84 If Yes, would these terminate upon the sale of the Property? ☐ Yes ☐ No

85 If Yes, Explain:

86 9805 Industrial Drive, Horace, ND 58047

87

88

89

90 **ADDITIONAL DISCLOSURES:**


9805 Industrial Drive, Horace, ND 58047

91

Buyer(s) Initials _____

NDAR: Vacant Land Disclosure Rev. 1/2025

Seller(s) Initials


04/24/25
10:03 PM CDT
dotloop verified

92 **FOREIGN INVESTMENT IN REAL PROPERTY TAX ACT (“FIRPTA”):**


93 As a general rule, 26 U.S. Code 1445 (hereinafter “FIRPTA”) requires a transferee (Buyer(s)) of a United States
94 real property interest to withhold a tax from the proceeds of any disposition of the real property interest if the
95 transferor (Seller(s)) is a foreign person (any person other than a United States person), unless an exception
96 to the FIRPTA withholding requirements applies. Exemptions from the general rule are set forth in the
97 FIRPTA. Due to the complexity of the FIRPTA, both the Buyer(s) and the Seller(s) are advised to seek
98 appropriate legal and tax advice regarding FIRPTA compliance, since failure to adhere to the FIRPTA
99 withholding rules could result in legal liability to both the Buyer(s) and Seller(s) and their Broker(s)/Agent(s)
100 or qualified substitutes.

101 Seller(s) hereby represents and warrants that Seller(s) ☐ IS ☒ IS NOT a foreign person, as defined by the
102 FIRPTA. This representation of the Seller(s) shall survive closing. Seller’s Broker(s)/Agent(s) and Buyer’s
103 Broker(s)/Agent(s), and any qualified substitute, as those terms are defined by the FIRPTA, may rely upon
104 this representation.

105 If the Seller(s) represents that it is a foreign person, the Buyer(s) may be subject to income tax withholding
106 requirements, and the Buyer(s) could be personally liable for failing to withhold a tax from the proceeds of the
107 real estate disposition, if none of the enumerated exemptions to the FIRPTA apply to the transaction. If the
108 Seller(s) represents that it is a foreign person, but that one of the exemptions to the FIRPTA apply, Buyer(s)
109 may require Seller(s) to provide specific documentation as prescribed by the FIRPTA to verify, under penalty
110 of perjury, that one of the exemptions to the FIRPTA withholding requirements applies to the transaction. If
111 the Seller(s) represents that it is not a foreign person, the Buyer(s), or its Broker(s)/Agent(s) or qualified
112 substitutes, may require the Seller(s) to provide specific documentation as prescribed by the FIRPTA to verify,
113 under penalty of perjury, that the Seller(s) is not a foreign person. On or before closing, the Buyer(s) and
114 Seller(s) agree to complete, execute, and deliver any affidavit, instrument, or statement which may reasonably
115 be required to comply with FIRPTA requirements.

116 **SELLER’S STATEMENT: (TO BE SIGNED AT TIME OF LISTING)**

117 Seller(s) hereby states the condition of the Property to be as stated above and authorizes any Broker(s) or
118 Agent(s) representing any parties in this transaction to provide a copy of this Statement to any person or
119 entity in connection with any actual or anticipated sale of the Property. Seller(s) hereby acknowledges that
120 the information provided in this document is true and accurate to the best of Seller’s knowledge as of the date
121 listed below. Seller(s) is obligated to continue to notify Buyer(s) in writing of any facts that differ from the
122 facts disclosed here (new or changed) of which Seller(s) is aware that occur up to the time of closing. See
123 **VACANT LAND DISCLOSURE AMENDMENT/ADDENDUM** as applicable.

124  dotloop verified
04/24/25 10:03 PM CDT
VE6G-LADO-BEBY-L4DR

125 _____
Seller Signature Date Seller Signature Date

126 **BUYER’S ACKNOWLEDGEMENT: (TO BE SIGNED AT THE TIME OF PURCHASE AGREEMENT)**

127 Buyer(s) acknowledges receipt of this Vacant Land Disclosure. Buyer(s) acknowledges that Broker(s) and
128 Agent(s) representing the sale of this Property have not made statements concerning the condition of the
129 Property other than those listed in this Vacant Land Disclosure. Buyer(s) acknowledges that Buyer(s) has
130 been advised to verify the information listed in this Statement independently.

131 **Buyer(s) acknowledges and understands that this document is not intended to be a warranty of**
132 **any kind or a substitute for any inspection of the Property Buyer(s) may wish to obtain.**

133 _____
134 Buyer Signature Date Buyer Signature Date